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UNOFFICIAL COPY

After Recording Mail to:
US WORLDWIDE TITLE
2720 S KILGORE RD.
STE # 202
DES PLAINES, IL 60018

Send Subsequent Tax Bills to:
Margaret A. Swindal
1336.5 W. Estes Ave., #2W
Chicago, IL 60626



Doc#: 0523503084 Fee: \$26.50
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/23/2005 03:54 PM Pg: 1 of 2

3109
SPECIAL WARRANTY DEED

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE WITNESSETH, That the Grantor, **1340 WEST ESTES COMPANY L.L.C.**, an Illinois limited liability company, duly organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State where the following described real estate is located, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, and pursuant to authority given by the Manager of said limited liability company, hereby GRANTS, BARGAINS, SELLS, and CONVEYS to **MARGARET A. SWINDAL** (Grantee), whose address is 330 Scott St., Lake Forest, IL 60045, the following described real estate, to-wit:

UNIT 1336.5-2W IN THE LA LEGENDA CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND: THE EAST 25 FEET OF LOT 12 AND ALL OF LOT 11 AND THE WEST 34 FEET OF LOT 10 IN WILLIAM M. DEVINE'S 3RD BIRCHWOOD BEACH SUBDIVISION IN BLOCK 1 IN THE CIRCUIT COURT PARTITION OF THE EAST 1/2 OF THE NORTHWEST 1/4 AND THE NORTHEAST FRACTIONAL 1/4 OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0423231011, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBER: 11-32-102-008-0000

ADDRESS: UNIT 2-W, 1336.5 WEST ESTES, CHICAGO, ILLINOIS 60626

The tenant has waived or failed to exercise the right of first refusal.

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

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